

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

LANDS – Visakhapatnam District – Government land admeasuring Ac.5.00 in Sy. No. 401 carved out from Sy. No. 314 of Kapuluppada (V), Bheemunipatnam (M), Visakhapatnam District on payment of Rs.29.25 lakh per acre allotted in favour M/s Synetics School of Business and Hospitality Management, Visakhapatnam for establishment of World Class Business and Hospitality School – Undue benefit to the allottee by fixing less market value and non-utilization of land – Cancellation of G.O. Ms. No. 218, dated 20.02.2009 – Orders – Issued.

Revenue (Assignment.I) Department

G.O. Ms. No. 151

Dated 22.03.2013.

Read the following :-

- (1) G.O. Ms. No.218, Revenue (Assn.I) Department, dated 20.02.2009.
- (2) Letter Rc. No.3147/2008 E2, dated 20.07.2012 received from the District Collector – Visakhapatnam.
- (3) Letter No.B3/617/2012, dated 04.08.2012 of Special Chief Secretary and Chief Commissioner of Land Administration, AP Hyderabad.

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In the G.O. first read above government have issued orders according permission to the Collector – Visakhapatnam to alienate the government land admeasuring Ac.5.00 in Sy. No.401 carved out from Sy. No. 314 of Kapuluppada (V), Bheemunipatnam (M), Visakhapatnam District on payment of Rs.29.25 lakh per acre in favour of M/s synetics School of Business and Hospitality Management, Visakhapatnam for establishment of World Class Business and Hospitality School, subject to conditions stipulated in BSO-24. Subsequently, the allottee paid the amount and the land under reference was given possession on 7.11.2009.

2. The Comptroller and Auditor General AP – Hyderabad in his Report for the 2009-2010 has raised an objection on allotment of government lands in favour of Educational Institutions and Firms that undue benefit was passed on to parties and also observed that non-utilization of allotted land in respect of Visakhapatnam District. Accordingly, it has been proposed to re-examine the cases including the allotment made in favour of M/s synetics School of Business and Hospitality Management, Visakhapatnam.

3. In the Letter 2nd read above the District Collector – Visakhapatnam has submitted that the Joint Collector – Visakhapatnam along with RDO-Visakhapatnam have inspected the lands and issued notices to the allottees calling for their written explanations as to why necessary action should not be initiated for cancellation of the allotment ordered in their favour, since it was found that the alienated land has not been fully developed since land taken possession and thereby contravened the conditions stipulated under BSO-24.

4. The District Collector – Visakhapatnam has further submitted that in response to the Show Cause Notice, Smt. C.A.N. Chandra, President of M/s Synetics Society has submitted an explanation stating that the Society has started development of site by leveling the uneven land as required from A.I.C.T.,E, Andhra University and the design and building plans would be finalized in the next few months. The Management has also replied that the process to initiate action for taking permission

contd.2.

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from the government for commencing skill knowledge centre which will include hospitality, catering etc. The said society is continuing the clearing of shrubs, jungle cutting, clearing and leveling the earth work and admission will be processed by the end of 2013 and the commencement of classes in the academic year 2014-15. The Management of the Society finally requested to withdraw the show cause notice for the reasons and circumstances explained by them.

5. Whereas, during the inspection of the site under reference on 23.02.2012, the Joint Collector – Visakhapatnam observed that the land was covered with bushes, any development in the work has not been started. Further, as regards to start admissions from 2014-15 is a long-drawn process, as such the District Collector – Visakhapatnam has furnished a proposal for cancellation of orders issued in G.O. Ms. No.218, Revenue (Assn.I) Department, dated 20.02.2009, wherein land allotment was made in favour of the Society.

6. In the Letter 3rd read above, the Special CS and CCLA has also requested the government for taking further action on the proposal of the District Collector – Visakhapatnam received through the reference 2nd read above.

7. In view of the facts and circumstances of the case, and after careful examination of the matter, government hereby cancel the orders issued in G.O. Ms. No. 218, dated 20.02.2009 wherein Government land admeasuring Ac.5.00 in Sy. No. 401 carved out from Sy. No. 314 of Kapuluppada (V), Bheemunipatnam (M), Visakhapatnam District was allotted in favour M/s Synetics School of Business and Hospitality Management, Visakhapatnam for establishment of World Class Business and Hospitality School as recommended by the Special CS and CCLA, on the ground that the Society has not utilized the land so far, and that there is violation of the conditions stipulated in BSO-24. Further, the explanation of the Society does not merit consideration as they have stated that they would start the courses from 2014-15 which is a long drawn process and no statutory clearances have been produced by the Society till to date to start the courses even in 2014-15.

8. The Special CS and CCLA and the District Collector – Visakhapatnam shall take necessary further action for resuming the land back to government and keep it for public purposes.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

B.R.MEENA
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Special Chief Secretary and Chief Commissioner
of Land Administration, AP Hyderabad.
The District Collector – Visakhapatnam.
Copy to:
M/s Synetics School of Business Management,
Visakhapatnam.
(through Collector)

/ Forwarded :: By Order /

SECTION OFFICER